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88512106

THIS INDENTURE WITNESSETH, That the undersigned as grantors, of CITY OF CHICAGO, County of COOK and State of ILLINOIS, for and in consideration of the sum of One Dollar and other good and valuable considerations, in hand paid, convey and warrant to UNITED SAVINGS OF AMERICA

CITY OF CHICAGO, County of COOK, of and State of ILLINOIS, as trustee, the following described Real Estate, with all improvements thereon, situated in the County of COOK, in the State of Illinois, to-wit:

Above Space For Recorder's Use Only

LOT 24 IN BLOCK C IN KRALOVIC AND KASPAR'S SUBDIVISION OF THE EAST HALF OF THE NORTH EAST QUARTER OF SECTION 26, TOWNSHIP 30 NORTH, RANGE 13, EAST OF THE THIRD MERIDIAN (EXCEPT THE SOUTH 1/4 ACRES THEREOF) IN COOK COUNTY, ILLINOIS

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-16-215-016

Address(es) of Real Estate: 2241 S. CALVERT, CHICAGO, IL 60627

GRANTORS AGREE to pay all taxes and assessments upon said property when due, to keep the buildings thereon insured to their full insurable value, to pay all prior incumbrances and the interest thereon and to keep the property tenantable and in good repair and free of liens. In the event of failure of grantors to comply with any of the above covenants, then grantee is authorized to attend to the same and pay the bills therefor, which shall, with 9% interest thereon, become due immediately, without demand. On default in any payments hereunder, grantee may declare the whole indebtedness due and proceed accordingly.

AS FURTHER SECURITY grantors hereby assign, transfer and set over to grantee all the rents, issues and profits of said premises, from and after this date, and authorize him to sue or, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible detainer proceedings to recover possession thereof, to rent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, incumbrances, interest or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit:  
\$ 5,364.75 ON DEMAND after date for value received (we) promise to pay to the order of UNITED SAVINGS OF AMERICA the sum of FIVE THOUSAND THREE HUNDRED SIXTY-FOUR AND 77/100 \* \* \* \* \* Dollars at the office of the legal holder of this instrument with interest at 16.5% per cent per annum after date hereof until paid, payable at said office, as follows: 77 PAYMENTS AT ONE HUNDRED FORTY-NINE AND 01/100 \* \* \* \* \* DOLLARS

And to secure the payment of said amount I (we) hereby authorize, irrevocably any attorney of any court of record in any County or State in the United States to appear for us in such court, in term time or vacation, at any time after maturity hereof, and confess a judgment without process in favor of the holder of this instrument for such amount as may appear to be unpaid thereon, together with costs, and reasonable attorney's fees, and to waive and release all errors which may intervene in any such proceedings, and to consent to immediate execution upon such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof.

IN THE EVENT of the trustee's death, inability, or removal from said COOK County, or of his resignation, refusal or failure to act, then of said County, is hereby appointed to be the first successor in this trust, and if for any like cause first successor fails or refuses to act, the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be second successor in this trust. And when all the aforesaid covenants and agreements are performed the trustee, or his successor in trust, shall release the premises to the party entitled thereto on receiving his reasonable charges.

If any provision of this indenture shall be prohibited by or invalid under applicable law, such provision shall be ineffective to the extent of such prohibition or invalidity, without invalidating or affecting the remainder of such provision or the remaining provisions of this indenture.

Witness our hands and seals this 20th day of OCTOBER, 19 52

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

(SEAL) [Signature]  
(SEAL) [Signature]

88-512106

Box \_\_\_\_\_

# Trust Deed and Note

# UNOFFICIAL COPY

TO

MAIL TO:

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office  
93171989  
MAIL TO

UNITED STATES OF AMERICA  
DEPARTMENT OF JUSTICE  
FEDERAL BUREAU OF INVESTIGATION  
WASHINGTON, D.C. 20535

12/25



Commission Expires 02/25/02

JEANNETTE HLUBKA  
"OFFICIAL SEAL"  
Notary Public for the State of Illinois  
My Commission Expires 02/25/02

*Jeanette Hlubka*  
Notary Public

Given under my hand and official seal this 12th day of December, 1988.

writer of the right of homestead.  
instrument as set forth in the foregoing instrument, free and voluntary act, for the uses and purposes therein set forth, including the release and  
personally known to me to be the same persons, whose names are subscribed to the foregoing instrument,  
appeared before me this day in person and acknowledged that they signed, sealed and delivered the said  
State aforesaid, DO HEREBY CERTIFY that I, Jeanette Hlubka, a Notary Public in and for said County, in the

STATE OF ILLINOIS }  
COUNTY OF COOK }  
SS.